



David B. Cohen  
Mayor

## CITY OF NEWTON, MASSACHUSETTS

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### ZONING BOARD OF APPEALS

Sherri Boivin, Board Secretary

### NOTICE OF DECISIONS

**A Public Hearing has been held with regard to the following petitions before the City of Newton Zoning Board of Appeals. The decisions were determined as follows:**

**#18-05** from Bruce and Kathleen Baron, 361 Albemarle Road, Newton, MA, requesting a 2.6 foot variance from the side yard setback requirements of the Newton Revised Zoning Ordinances, Section 30-15 (m) for an accessory building. Petitioner proposes to demolish an existing two car garage in the rear of the house and to construct a new two car garage in the side yard, resulting in a side yard setback of 2.4 feet. **(Required side yard setback for an accessory building is 5.0 feet.)** The property is located in a Single Residence 3 district. **The petitioner's request for a variance from the side yard setback requirements was denied without prejudice, 5-0.**

**#19-05** from James F. Smith, Jr. and Maxine Hart, 9 Day Street, Newton, requesting a 1.4 foot variance from the side yard setback of the Newton Revised Zoning Ordinances, Section 30-15, Table One in order to construct a 2 ½ story addition, resulting in a side yard setback of 6.1 feet. **(Required side yard setback for old lots is 7.5 feet.)** The property is located in a Single Residence 3 District. **The petitioner's request for a variance from the side yard setback requirements was granted, subject to conditions, 5-0.**

**Any appeal of the above decisions must be made to the Superior Court within twenty (20) days of its filing with the City Clerk in accordance with Section 17 of the Massachusetts General Law, Chapter 40A.**

**Decision numbers 18-05 and 19-05 were filed on November 23, 2005.**